

BOOK 51 PAGE 33  
**CERTIFICATE OF PUBLICATION**  
 From THE NEWS-POST Frederick, Md.

## SUBSTITUTE TRUSTEE'S SALE

Under and by virtue of the power and authority contained in a certain Deed of Trust from Goshen Estates, Inc., a body corporate of the State of Maryland, to the Trustees therein, dated November 18, 1975 and recorded among the Land Records of Frederick County in Liber 974, folio 598, default as defined in said Deed having occurred, and at the request of the party secured thereby, the undersigned, Substitute Trustee, will offer for sale at public auction, at the Courthouse door at 100 West Patrick Street, Frederick, Maryland, on

**THURSDAY, MARCH 14, 1985**

11:00 A.M.

ALL THAT real estate lying and being in Frederick County, State of Maryland, and described as follows:

LOT Numbered Twenty-Two (22), in Block lettered "A", in the subdivision known as "Plat One, Section One, LOVEJOY ESTATES," as per plat thereof recorded in PLAT BOOK 9 at Plat 76, one of Land Records of Frederick County, Maryland.

THIS lot is unimproved.

The property will be sold subject to conditions, restrictions and agreements of record affecting the same, if any.

**TERMS OF SALE:** A deposit of \$4,000.00 for said lot, in cash, or by a certified check drawn upon or a cashier's check or treasurer's check of a responsible banking institution will be required of the purchaser or purchasers at the time and place of sale. The balance of the purchase price shall be paid in cash upon final ratification of the sale by the Circuit Court for Frederick County.

Interest at the rate of 10% to be paid on unpaid purchase money from the date of sale to date of settlement. Taxes, water rent, rent and all other public charges and assessments payable on an annual basis, including sanitary and metropolitan district charges and special paving taxes, if any, to be adjusted to date of settlement. Cost of all documentary stamps, State of Maryland and Frederick County transfer taxes and any other charges incident to the recording of the Deed to the purchaser shall be borne by the purchaser.

Terms of sale to be complied with within ten (10) days after final ratification thereof by the Circuit Court for Frederick County; otherwise the deposit shall be forfeited and the property shall be resold at the risk and cost of the defaulting purchaser or purchasers.

**H. REESE SHOEMAKER, JR.**

Substitute Trustee

James H. Clapp, Esq.  
 SHOEMAKER, SMITH & CLAPP  
 124 North Court Street  
 Frederick, Maryland 21701  
 301-663-8100

Auctioneer  
 DELBERT S. NULL  
 10 West College Terrace  
 Frederick, Maryland 21701

Frederick, Md.

This is to certify, That the annexed Substitute  
Trustee's Sale was published in Fred. News-Post  
2 newspapers published in Frederick County, once a week for  
3 successive weeks prior to the 14th  
 day of March, 1985

THE NEWS-POST

Per

J. Blank

FILED

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CHARLES C. KELLER, CLERK

BY: \_\_\_\_\_